

***BOARD OF EXAMINERS, APPEALS AND CONDEMNATION
CITY OF LONG BEACH COUNCIL CHAMBERS, LOBBY LEVEL
333 WEST OCEAN BOULEVARD, LONG BEACH, CALIFORNIA
1:30 P. M. - APRIL 17, 2006***

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Item No. _____

**ADMINISTRATIVE CITATION APPEALS HEARING
CITY OF LONG BEACH COUNCIL CHAMBERS
333 WEST OCEAN BOULEVARD, LONG BEACH, CALIFORNIA
APRIL 17, 2006
*** A G E N D A *****

CALL TO ORDER:

ROLL CALL : Chairman Michael L. Bates, Vice Chairman Elliot H. Boone, Mr. Christopher Brown, Mr. Maurice W. Knowles, Mr. Henry F. Salzer, Dr. Lynn Shaw, Mr. Charles G. Westlund.

APPROVAL OF THE MINUTES OF THE MARCH 20, 2006 HEARING.

OPPORTUNITY FOR PUBLIC COMMENTS:

NEW OR UNFINISHED BUSINESS:

SET DATE FOR NEXT HEARING: MAY 15, 2006

MOTION FOR ADJOURNMENT:

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
APRIL 17, 2006
PAGE 2

1. **CASE NO. C - 7750-04-06: 538 AND 540 E. ATLAS WAY,** Barbara J. McCredie and Helen I. McIntosh, Owners. {(Proj. No. 450244) (Council Dist. – 6)
{Substandard Building Case}
2. **CASE NO. C – 7751-04-06: 3247 LEES AVENUE,** Sarah Mattson, Owner. {(Proj. No. 457291) (Council Dist. – 5)
{Substandard Building Case}
3. **CASE NO. C - 7752-04-06: 3024 ROXANNE AVENUE,** James A. McMahan Jr., Owner. {(Proj. No. 455803) (Council Dist. – 5)
{Substandard Building Case}

OPPORTUNITY FOR PUBLIC COMMENTS:

NEW OR UNFINISHED BUSINESS:

SET DATE FOR NEXT HEARING: MAY 15, 2006

MOTION FOR ADJOURNMENT:

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
APRIL 17, 2006
AGENDA ITEM NO. 1

CASE NO. C - 7750-04-06: 538 AND 540 E. ATLAS WAY, Barbara J. McCredie and Helen I. McIntosh, Owners. {(Proj. No. 450244) (Council Dist. – 6)}

Comments: This is a **Substandard Building Case**. The owners have not complied with the Building Official's order to commence the rehabilitation of the Duplex with Detached Garage located at 538 and 540 E. Atlas Way, Long Beach, California on or before **March 30, 2006**. There are ____ photos for the record. The buildings are partially occupied. Permits have not been obtained. The rehabilitation work has not started. A recent inspection revealed the properties remain in violation.

Suggested Board Action: Conclude the hearing, adopt the findings of the Building Official as the Board's findings, determine that the Duplex with Detached Garage are substandard and public nuisances, and order the owners to demolish or rehabilitate the structures as per Findings dated April 6, 2006 by **May 29, 2006**. Also order the owners to maintain the structures in a safe, clean and secure manner until the demolitions or rehabilitations are completed.

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
APRIL 17, 2006
AGENDA ITEM NO. 2

CASE NO. C - 7751-04-06: 3247 LEES AVENUE, Sarah Mattson, Owner.
{(Proj. No. 457291) (Council Dist. – 5)}

Comments: This is a **Substandard Building Case**. The owner has not complied with the Building Official's order to commence the rehabilitation of the Single Family Dwelling with Attached Garage located at 3247 Lees Avenue, Long Beach, California on or before **March 27, 2006**. There are ____ photos for the record. The building has been vacant since prior to the Notification of Substandard Building dated **February 21, 2006**. Permits have not been obtained. The rehabilitation work has not started. A recent inspection revealed the property remains in violation.

Suggested Board Action: Conclude the hearing, adopt the findings of the Building Official as the Board's findings, determine that the Single Family Dwelling with Attached Garage is substandard and a public nuisance, and order the owner to demolish or rehabilitate the structure as per Findings dated April 6, 2006 by **May 27, 2006**. Also order the owner to maintain the structure in a safe, clean and secure manner until the demolition or rehabilitation is completed.

BOARD OF EXAMINERS, APPEALS & CONDEMNATION – AGENDA
APRIL 17, 2006
AGENDA ITEM NO. 3

CASE NO. C - 7752-04-06: 3024 ROXANNE AVENUE, James A. McMahan Jr., Owner. {(Proj. No. 455803) (Council Dist. – 5)}

Comments: This is a **Substandard Building Case**. The owner has not complied with the Building Official's order to rehabilitate the Two-story Single Family Dwelling with Attached Garage located at 3024 Roxanne Avenue, Long Beach, California or abate the public nuisance on or before **March 23, 2006**. There are ____ photos for the record. The building has been vacant since prior to the Notification of Substandard Building dated **January 19, 2006**. Permits have been obtained but are now suspended, pending the Board's determination. The rehabilitation work has not started. A recent inspection revealed the property remains in violation.

Suggested Board Action: Conclude the hearing, adopt the findings of the Building Official as the Board's findings, determine that the Two-story Single Family Dwelling with Attached Garage is substandard and a public nuisance, and order the owner to demolish or rehabilitate the structure as per Findings dated April 6, 2006 by **May 17, 2006**. Also order the owner to maintain the structure in a safe, clean and secure manner until the demolition or rehabilitation is completed.